

CITY COUNCIL REPORT



Meeting Date: October 20th, 2026
 General Plan Element: *Land Use*
 General Plan Goal: *Coordinate Planning to Balance Infrastructure*

ACTION

Sierra Pinta Residence Abandonment 4-AB-2025

Request to consider the following:

1. Adopt Resolution No. 13770 to abandon a twenty-five (25) foot roadway easement along the northern boundary of the residential property located at 9021 E Sierra Pinta Drive with Single-family Residential Environmentally Sensitive Lands Overlay (R1-35 ESL) zoning. Owner to dedicate property interests, if required, to the City of Scottsdale.

Goal/Purpose of Request

This request is to abandon the existing 25-foot Roadway Easement located along E. Sierra Pinta Drive consistent with the City's roadway requirement for residential streets for the purpose of increasing buildable area for the property. The applicant is also proposing to dedicate a 25-foot Public Utility Easement (PUE) in place of the abandoned Roadway Easement.

Key Items for Consideration

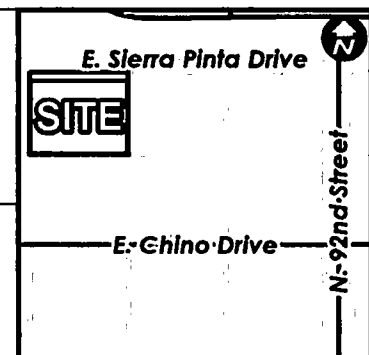
- Unnecessary Roadway Easement encumbers owner's property limiting scope of development.
- Access is not impacted by this proposed abandonment
- Conformance with the Transportation Master Plan and Local Area Infrastructure Plan
- No public input received regarding the proposed abandonment
- Planning Commission heard this case 9/9/2026, recommending approval with a vote of 7-0

OWNER

Treg Day
(602) 377-9060

APPLICANT CONTACT

Treg Day
Burt McCumber



(602) 377-9060

LOCATION

9021 E Sierra Pinta Dr

BACKGROUND

General Plan

The General Plan Land Use Element designates the property as Rural Neighborhoods. This category includes relatively low density and larger lot development, including equestrian neighborhoods and areas with sensitive and unique natural environments.

Zoning

The site is zoned Single-family Residential Environmentally Sensitive Lands the R1-35 ESL zoning district(s) allows single-family residences.

The subject property, lot 7, was created in 1958 through the Pima Acres Final Plat in Maricopa County. The City of Scottsdale annexed the property in 1963 under Ordinance No. 169 and the City of Scottsdale R1-35 zoning was applied. The Environmentally Sensitive Lands (ESL) overlay took effect in 1991.

This subdivision is located east of N Pima Road and south and west of Thompson Peak Parkway. The surrounding property is zoned R1-35 ESL and R1-18 PCD.

Context

The subject 25-foot Roadway Easement was dedicated in 1958 by the Pima Acres Final Plat. Throughout the subdivision nearby properties have abandoned their portion of the Roadway Easement and the only improvements within the easements have been driveway entrances to residences.

Related Policies, References:

Scottsdale Transportation Master Plan

6-WM-2025

9-AB-2016

21-AB-2004 (Lots 2,4, 8, & 9)

33-AB-2000 (lots 3 & 5)

APPLICANTS PROPOSAL

Development Information

The development proposal includes Single-family residence

- Existing Use: Vacant single-family residential
- Proposed Use: Single-family residential
- Buildings/Description: New Custom Single-family residence

- Parcel Size: 1.52 acres (66,033.65 square feet)
- Building Height Allowed: 24'-0" above natural grade
- Building Height Proposed: 16'-1" above natural grade

IMPACT ANALYSIS

Traffic

Access to the development is provided by N Pima Road and E Sierra Pinta Drive to the north, and E Hualapai Drive to the south. There are no public trails within the sub-division, the nearest trails are along N Pima Road.

Emergency/Municipal Services and Utilities

All existing emergency and municipal access will be provided to the properties surrounding the abandonment area and maintained through existing dedicated public right-of-way along E Sierra Pinta Drive and N Pima Road. No impacts are anticipated.

Public Utilities

The public utilities have been notified of the applicant's request. All utility companies with exception of Arizona Public Services (APS) have indicated that there are no conflicts with the proposed abandonment and support the abandonment. APS has facilities and lines in the abandonment area and will require a public utility easement dedication. A 25-foot public utility easement will be retained over the area of the abandonment.

Open Space

Before construction of the new residence the property owner will dedicate the required amount of Natural Area Open Space consistent with city requirements. The property owner will be dedicating 17,094 Square Feet of Natural Area Open Space.

Community Involvement

Notification of this abandonment was mailed to neighbors within 750 feet of the subject property by both the applicant and the City. At the time of writing this report there has been no formal opposition to the abandonment.

Community Impact

No community impacts are anticipated as a result of requested abandonment. The property owners agree to Pay \$3,500.00 as compensation to the City for the value of the abandonment area based on \$0.50 per square foot city valuation.

Other Boards and Commissions

Planning Commission:

Planning Commission heard this case on September 9, 2026, recommending approval with a 7-0 vote.

Recommended Approach:

Staff recommends that the Planning Commission make a recommendation to City Council for approval to abandon the 25-foot Roadway Easement, finding that the proposal is consistent with and conforms to the adopted General Plan, per the attached stipulations.

RECOMMENDATION

Recommended Approach:

1. Adopt Resolution No. 13770 to abandon a twenty-five (25) foot roadway easement along the northern boundary of the residential property located at 9021 E Sierra Pinta Drive with Single-family Residential Environmentally Sensitive Lands Overlay (R1-35 ESL) zoning. Owner to dedicate property interests, if required, to the City of Scottsdale.

RESPONSIBLE DEPARTMENT

Planning and Development Services

Current Planning Services

STAFF CONTACT

Jason Katz
Planner
480-312-2542
E-mail: jkatz@scottsdaleaz.gov

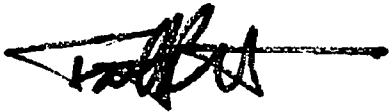
APPROVED BY



Jason Katz, Report Author

9/24/2026

Date



Tim Curtis, AICP, Current Planning Director
Planning Commission Liaison
Phone: 480-312-4210 Email: tcurtis@scottsdaleaz.gov

10/1/2026

Date



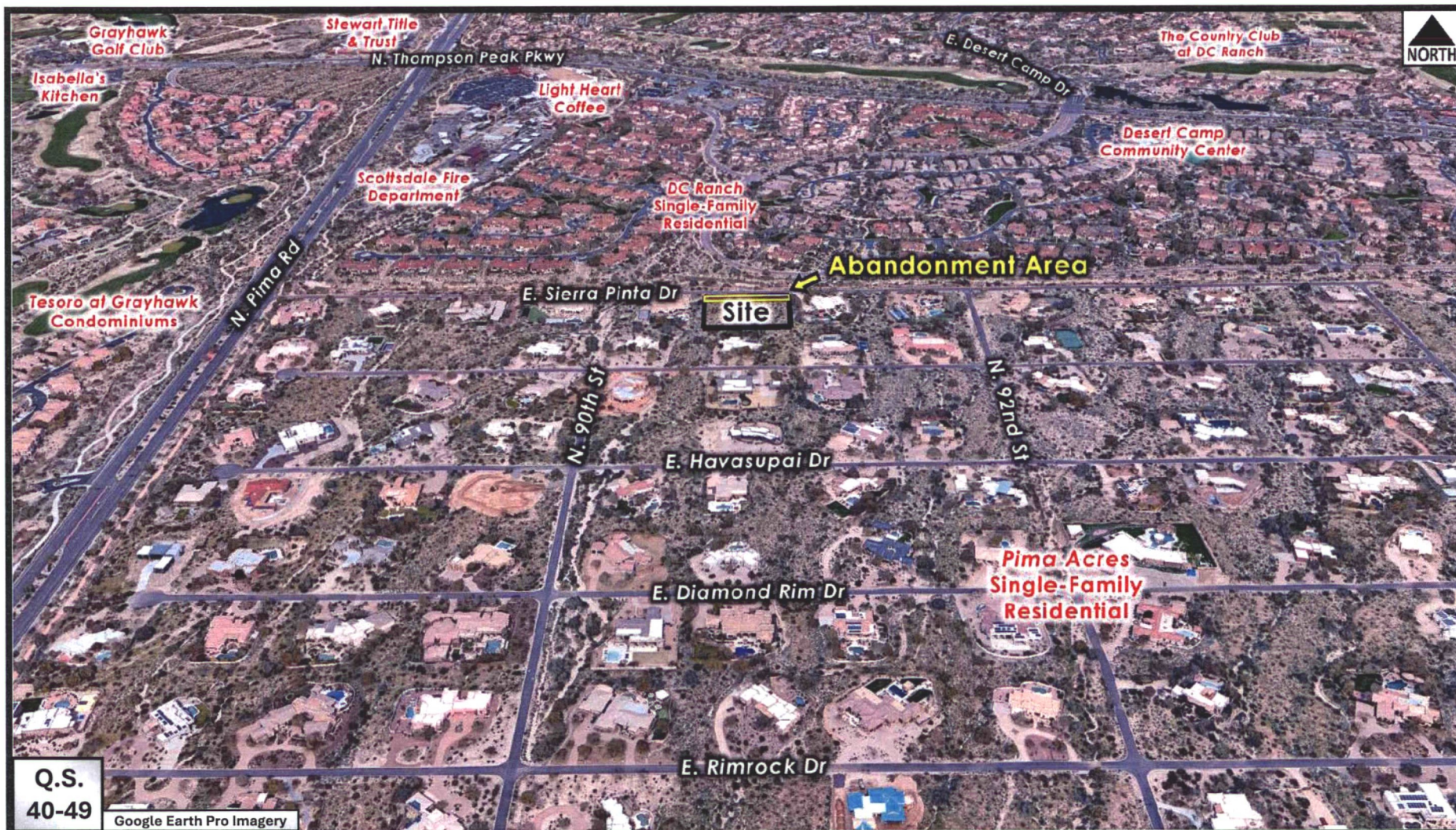
Erin Perreault, AICP, Sr. Director/Zoning Administrator
Planning & Development Services
Phone: 480-312-7093 Email: eperreault@scottsdaleaz.gov

10/05/2026

Date

ATTACHMENTS

1. Context Aerial
- 1A. Aerial Close-Up
2. Applicant's Narrative
3. Resolution No. 13770
 - Exhibit A: Legal Graphic
 - Exhibit B: Legal Description
 - Exhibit C: Depiction of subject parcel
4. Zoning Aerial
5. Map of Dedications
6. Neighborhood Outreach
7. City Notification Map
8. Planning Commission Meeting Minutes September 9, 2026



Context Aerial

4-AB-2025

Attachment 1



Close-up Aerial

4-AB-2025

MCCUMBER ENGINEERING

4825 E. DIXON ST.
MESA, AZ 85206
480-220-4362
burtjmc@gmail.com

Wednesday, May 28, 2025

Application Narrative

9021 E. Sierra Pinta Dr.
Scottsdale, AZ 85255
Project no. 24053
Project No. 256-PA-2025

City of Scottsdale
To Whom it May Concern,

A proposed single-family residence, detached garage, pool house, ramada, pool, and sports court will be constructed on the subject lot. A wash modification will be needed because the wash will be slightly shifted to the west to accommodate the aforementioned improvements.

If you have any questions concerning the content of this letter, please contact me at 480-220-4362 or burtjmc@gmail.com.

Sincerely,
Burt McCumber, P.E.

Attachment 2

RESOLUTION NO. 13770

A RESOLUTION OF THE COUNCIL OF THE CITY OF SCOTTSDALE, MARICOPA COUNTY, ARIZONA ABANDONING CERTAIN INTERESTS IN A PORTION OF THE PUBLIC RIGHTS-OF-WAY, SUBJECT TO CONDITIONS AND RESERVATIONS, FOR PROPERTY LOCATED AT 9021 E SIERRA PINTA DRIVE.

(4-AB-2025)

(Sierra Pinta Residence Abandonment)

WHEREAS:

A. A.R.S. Sec. 28-7201, et seq. and A.R.S. §9-500.24 provide that a city may dispose of a public roadway or portion thereof that is no longer necessary for public use.

B. Scottsdale Revised Code §2-221 and other applicable laws provide that the City may dispose of other real property interests.

C. After notice to the public, the City of Scottsdale Planning Commission and City Council have held hearings on the proposed abandonment of a certain portion of the street right-of-way and other interests (collectively the "Abandonment Rights-of-way").

D. The Abandonment Rights-of-way are legally described on **Exhibit "A"** and depicted on **Exhibit "B"** attached hereto, and comprise an area of approximately 7,000 square-feet.

E. The Abandonment Rights-of-way fall within, serve, affect or are near a parcel comprising approximately 1.52 acres ("Owner's Parcel"), as depicted on **Exhibit "C"** attached hereto.

F. The Council finds that, subject to the conditions, requirements, reservations and limitations of this resolution, the Abandonment Rights-of-way are no longer necessary for public use.

G. The Council has considered the City expenditure, if any, authorized by this resolution and the direct consideration that City will receive and finds that there is a clearly identified public purpose for City's expenditure, if any, and that City will receive direct consideration substantially equal to its expenditure.

H. The Council finds that consideration and other public benefit commensurate with the value of the interests in the Abandonment Right-of-way being abandoned, giving due consideration to its degree of fragmentation and marketability, will be provided to City by the owners of the abutting property.

NOW, THEREFORE, BE IT RESOLVED by the city council of the City of Scottsdale, Arizona, as follows:

1. **Abandonment.** Subject to the reservations and conditions below, City's interests comprising the Abandonment Rights-of-way are hereby abandoned.

2. Reservations. City reserves to itself and excludes from this abandonment all of the following cumulative, perpetual interests:

2.1 Any and all interests in the Abandonment Rights-of-way that any related application, zoning case, plat, lot split, use permit, or other land use regulatory process or requirements may require to be dedicated to City.

2.2 Any of the following in favor of City that may already have been imposed on the Abandonment Rights-of-way prior to this resolution, if any:

2.2.1 Any V.N.A.E. or other vehicular non-access easement or covenant.

2.2.2 Any N.A.O.S. or other open space or similar easement or covenant.

2.2.3 Any drainage or flood control easement or similar easement or covenant.

2.2.4 Any public non-motorized access easement or trail easement or similar easement or covenant.

2.2.5 Any scenic corridor, setback or similar easement or covenant.

2.3 An easement for all existing utilities, if any.

2.4 Such rights and interests, if any, as are required to be reserved by A.R.S. Sec. 28-7210 and A.R.S. Sec. 28-7215.

3. Effective Date. This resolution shall not be recorded or become effective until the Zoning Administrator determines that all of the following conditions (the "Conditions") are satisfied in accordance with all applicable laws, regulations and policies and at no expense to City:

3.1 The owner of the parcel shall pay to City the total amount of Three Thousand Five Hundred Dollars and 00/100 (\$3,500.00) as compensation to the City for the Abandonment Right-of-way, in addition to any application fees or other amounts related to this resolution and in addition to any other amounts payable to City.

3.2 The owner has delivered to City a deed, plat or other instrument that dedicates to City, in accordance with City specifications, a 25-foot-wide Public Utility Easement over the northern portion of Owner's parcel along East Sierra Pinta Drive.

3.3 If determined to be necessary by the Zoning Administrator, the owner shall remove all vegetation and boulders in the right-of-way along the south property line of the parcel.

3.4 As proof of satisfaction of the conditions set forth in Section 3, The Zoning Administrator shall execute the certificate at the bottom of this resolution indicating that the Conditions have been satisfied.

4. Administration of Conditions. If the foregoing Conditions are not all satisfied prior to the second annual anniversary of this resolution, the Zoning Administrator shall report the same to the City Clerk and then the City Clerk shall mark this resolution to indicate that this resolution is void.

5. Exhibit Labeling. The text of this resolution controls any conflict with the exhibits as to the nature of the interests created, reserved or otherwise affected by this resolution. For example, if the text of this resolution indicates that City is reserving a particular type of easement, but the exhibit text or labels indicate a different type of real estate interest, then the text controls.

PASSED AND ADOPTED by the City Council of the City of Scottsdale this _____ day of _____, 2026.

CITY OF SCOTTSDALE, an Arizona municipal corporation

Lisa Borowsky, Mayor

ATTEST:

By: _____
Ben Lane, City Clerk

APPROVED AS TO FORM:



Luis E. Santaella, City Attorney
By: Joe Padilla, Deputy City Attorney

CERTIFICATE

I am the zoning administrator of the City of Scottsdale. I certify that I have confirmed that the conditions stated in paragraph 3 of the abandonment resolution above have been fulfilled and the resolution is ready to be recorded and become effective.

DATED this _____ day of _____, 20____.

Signature

name printed

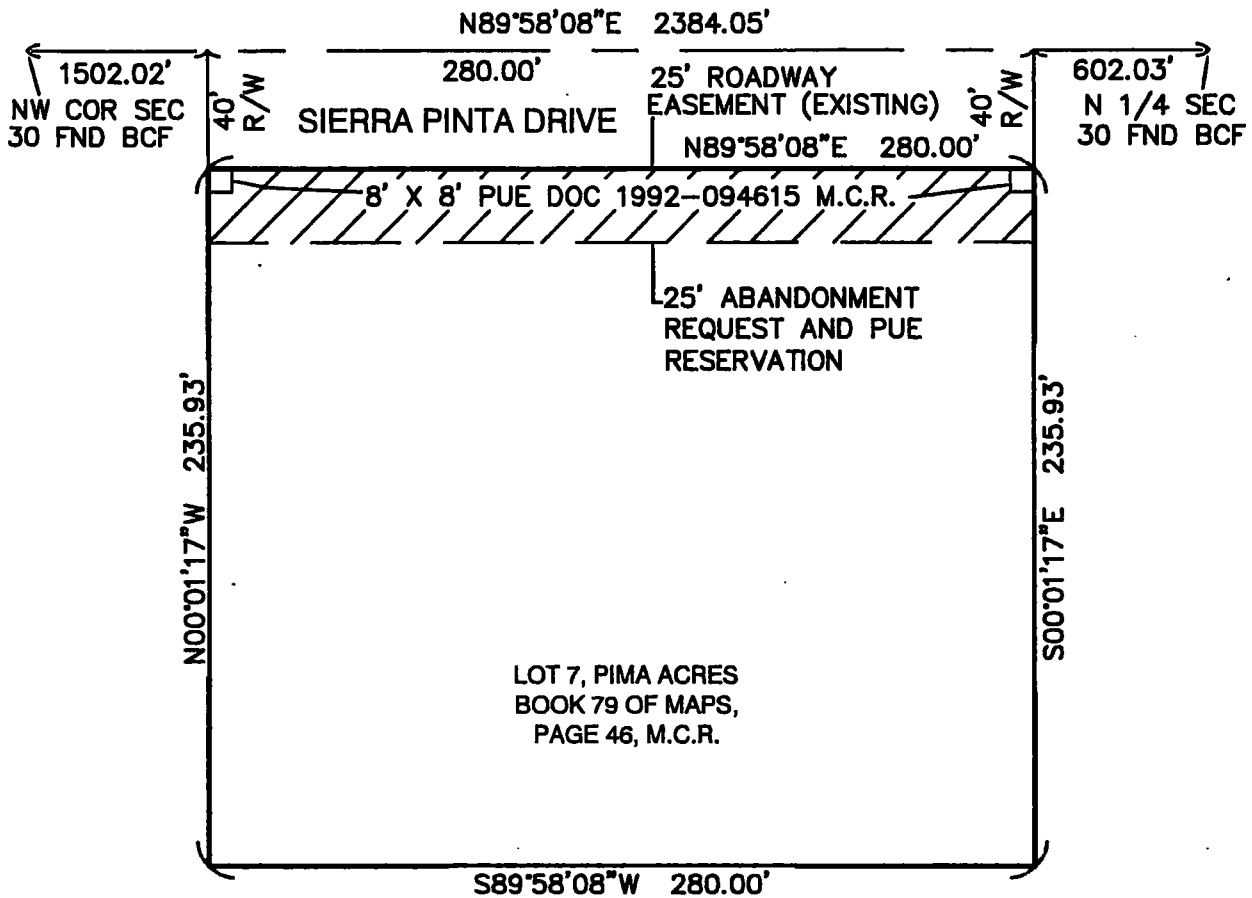
LEGAL DESCRIPTION

A STRIP OF LAND 25 FEET IN WIDTH LOCATED IN THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 4 NORTH, RANGE 5 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTH 25 FEET OF LOT 7, PIMA ACRES, A SUBDIVISION RECORDED IN BOOK 79, PAGE 46, RECORDS OF MARICOPA COUNTY, ARIZONA, RESERVING, HOWEVER, A PUBLIC UTILITY EASEMENT OVER, UNDER AND ACROSS THE NORTH 25 FEET OF THE ABOVE DESCRIBED LOT.



Jeffrey M. Flahart



Jeffrey M. Flahart

LEGEND

M.C.R. MARICOPA COUNTY RECORDS
 R/W RIGHT-OF-WAY
 PUE PUBLIC UTILITY EASEMENT
 DOC DOCUMENT

Resolution 13770
 Exhibit B
 Page 1 of 1



Flahart
Brothers
Companies, Inc.

1747 N. Acacia
 Mesa, Arizona 85213
 (602) 376-8630



EXHIBIT "B"

EASEMENT ABANDONMENT

THIS EXHIBIT IS INTENDED TO ACCOMPANY A
 LEGAL DESCRIPTION

DATE: 6/10/26

JOB NO.: 602-25

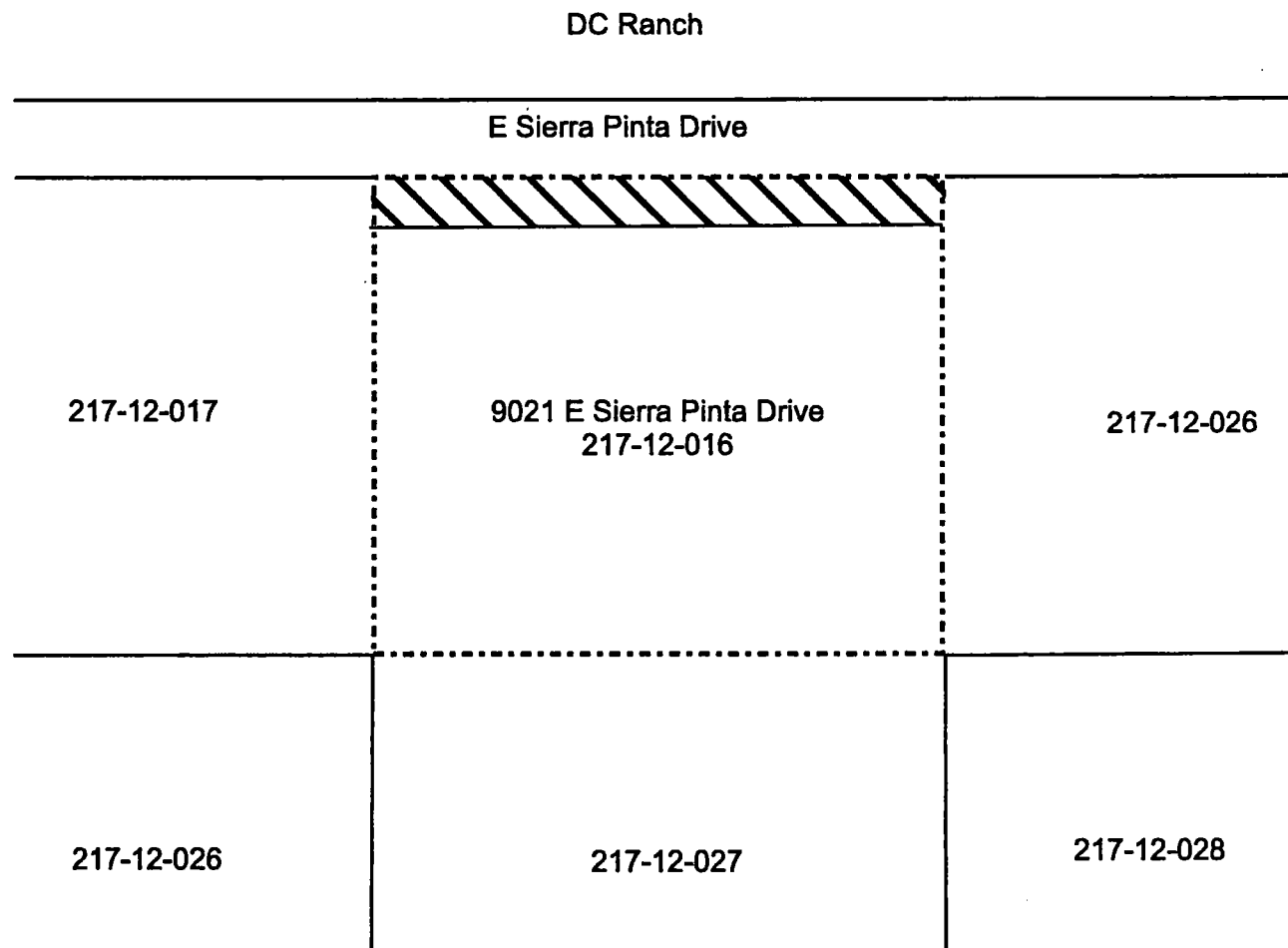
DRAWN BY: JMF

CHECKED BY: JMF

KEY

Abandonment Area 

Subject Property 





Zoning Aerial

4-AB-2025

Attachment 4

STATE OF ARIZONA)
COUNTY OF MARICOPA) SS

THAT TREG A. DAY, TRUSTEE OF THE TREG A. DAY REVOCABLE TRUST DATED APRIL 24, 2024, OWNER OF THE PROPERTY AS SHOWN AND MAPPED HEREON, HEREBY PUBLISHES THIS MAP OF DEDICATION FOR SAID PROPERTY, SAID MAP SETS FORTH AND GIVES THE DIMENSIONS OF THE EASEMENTS ON THE ABOVE DESCRIBED PREMISES. THE EASEMENTS ARE DEDICATED FOR THE PURPOSES STATED HEREON.

EASEMENTS:
THAT TREG A. DAY, TRUSTEE OF THE TREG A. DAY REVOCABLE TRUST DATED APRIL 24, 2024,
OWNER, GRANTOR, DEDICATES TO THE CITY OF SCOTTSDALE, AN ARIZONA MUNICIPAL
CORPORATION, GRANTEE:

A PERPETUAL, NON-EXCLUSIVE EASEMENT SHOWN HEREON, UPON, OVER, UNDER AND ACROSS THE PROPERTY ON THIS PLAT, FOR DRAINAGE AND FLOOD CONTROL AND ALL RELATED PURPOSES, INCLUDING WITHOUT LIMITATION, CONSTRUCTION, MAINTENANCE, OPERATION, REPLACEMENT, AND REPAIR OF LEVEES, DIKES, DAMS, STORM WATER STORAGE BASINS, STORM DRAINS, CHANNELS, IMPROVEMENTS, WASHES, WATERCOURSES AND OTHER DRAINAGE OR FLOOD CONTROL FACILITIES (COLLECTIVELY, "DRAINAGE FACILITIES"), SUBJECT TO THE FOLLOWING:

2. GRANTOR IS RESPONSIBLE FOR ALL DRAINAGE FACILITIES ON THE PROPERTY. DRAINAGE FACILITIES ON THIS PROPERTY MIGHT NOT BE OBVIOUS. LACK OF AWARENESS OF DRAINAGE FACILITIES DOES NOT EXCUSE FAILURE TO PERFORM THE REQUIREMENTS OF THIS DOCUMENT.

3. GRANTOR SHALL NOT CONSTRUCT, OBSTRUCT OR ALTER ANY DRAINAGE FACILITIES ON THE PROPERTY WITHOUT GRANTOR'S PRIOR WRITTEN CONSENT.

4. GRANTOR SHALL MAINTAIN ALL DRAINAGE FACILITIES IN GOOD CONDITION. REPLACE AND REPAIR DRAINAGE FACILITIES AS NECESSARY TO MAINTAIN THEIR FLOOD CARRYING OR STORAGE CAPACITY; PREVENT EROSION; AND PREVENT ANY REFUSE, DEBRIS, OR OTHER OBSTRUCTIONS FROM ACCUMULATING IN DRAINAGE FACILITIES.

5. GRANTOR IS NOT OBLIGATED TO PERFORM ANY SUCH WORK.

GRANTEE IS NOT OBLIGATED TO PERFORM ANY SUCH WORK.

4. IF, IN GRANTEE'S OPINION, GRANTOR FAILS TO DO SUCH WORK, THEN GRANTEE MAY DO THE WORK AT GRANTOR'S EXPENSE. IN ADDITION TO GRANTEE'S OTHER REMEDIES, THE COST OF THE WORK SHALL BE SECURED BY A LIDN THAT GRANTOR HEREBY GRANTS AGAINST THE PROPERTY, WITH INTEREST AT THE ANNUAL RATE OF EIGHT PERCENT (8%).

5. GRANTOR SHALL INDEMNIFY, DEFEND AND HOLD GRANTEE HARMLESS AGAINST GRANTOR'S FAILURE TO PERFORM UNDER THIS DOCUMENT.

NATURAL AREA OPEN SPACE, INCLUDING RESTORED DESERT: (NAOS)

A PERPETUAL, NON-EXCLUSIVE EASEMENT SHOWN HEREON UPON, OVER, UNDER AND ACROSS THE PROPERTY ON THIS PLAT, FOR NATURAL DESERT OPEN SPACE PRESERVATION AS FOLLOWS:

1. GRANTOR SHALL NOT USE THE PROPERTY IN ANY WAY INCONSISTENT WITH THE PRESERVATION OF THE EASEMENT IN ITS UNDISTURBED CONDITION AS PERMANENT NATURAL DESERT OPEN SPACE.

3. GRANTOR SHALL NOT GRADE, GRUB OR EXCAVATE THE EASEMENT, OR CONSTRUCT ANY STRUCTURE ON THE EASEMENT, EXCEPT AS APPROVED BY GRANTEE, IN WRITING, SPECIFICALLY REFERRING TO THIS EASEMENT.

3. GRANTOR SHALL RESTORE THE EASEMENT IN ACCORDANCE WITH PLANS APPROVED BY GRANTEE, IF THE EASEMENT IS DISTURBED. THE RESTORED DESERT SHALL BE PRESERVED AS DESERT OPEN SPACE.

4. GRANTEE MAY ENJOY ANY VIOLATION OF THIS EASEMENT. GRANTEE MAY ENTER THE PROPERTY TO ENFORCE THIS EASEMENT. HOWEVER, THIS EASEMENT DOES NOT CREATE PUBLIC ACCESS TO THE PROPERTY.

5. MENTIONING REMEDIES IN THIS EASEMENT DOES NOT LIMIT GRANTEE'S RIGHT TO OTHER REMEDIES.

GRANTOR WARRANTS AND COVENANTS TO GRANTEE AND ITS SUCCESSORS AND ASSIGNS THAT GRANTOR IS LAWFULLY SEIZED AND POSSESSED OF THE PROPERTY; THAT GRANTOR HAS A GOOD AND LAWFUL RIGHT TO MAKE THE CONVEYANCE DESCRIBED HEREIN; AND THAT GRANTEE SHALL HAVE TITLE AND QUIET POSSESSION AGAINST THE CLAIM OF ALL PERSONS.

THE PERSON EXECUTING THIS DOCUMENT ON BEHALF OF A CORPORATION, TRUST OR OTHER ORGANIZATION WARRANTS HIS OR HER AUTHORITY TO DO SO AND THAT ALL PERSONS NECESSARY TO BIND GRANTOR HAVE JOINED IN THIS DOCUMENT. THIS DOCUMENT RUNS WITH THE LAND IN FAVOR OF GRANTEE'S SUCCESSORS AND ASSIGNS.

DATED THIS _____ DAY OF _____ 2028

GRANTOR: TREG A. DAY, TRUSTEE OF THE TREG A. DAY REVOCABLE TRUST DATED, APRIL 24, 2024.

STATE OF ARIZONA }
COUNTY OF MARICOPA } SS

THIS DOCUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____ 2020.

FOR AND ON BEHALF OF TREG A. DAY, TRUSTEE OF THE
TREG A. DAY REVOCABLE TRUST, DATED APRIL 24, 2024

NOTARY PUBLIC:

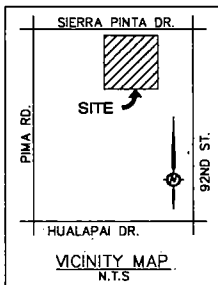
MY COMMISSION EXPIRES:

OWNER

TREG A. DAY
TRUSTEE OF THE TREG A. DAY
REVOCABLE TRUST DATED
APRIL 24, 2024
8005 E. WILDCAT DR.
CAVE CREEK, AZ 85331

DFC	DRAINAGE AND FLOOD CONTROL EASEMENT
NADS	NATURAL AREA OPEN SPACE
(E)	BRASS CAP FLUSH-ROOF
FND	FOUND
(C)	CALCULATED
(M)	MEASURED
(R)	RECORDED
M.C.R.	MARICOPA COUNTY RECORDS
DOC	DOCUMENT
DKT	DOCKET
BK	BOOK
PG	PAGE
NQ	NUMBER
R/W	RIGHT OF WAY
	PROPERTY
	CENTERLINE
	EASEMENT

NOTE: NOT ALL SYMBOLS WILL APPEAR IN DRAWING

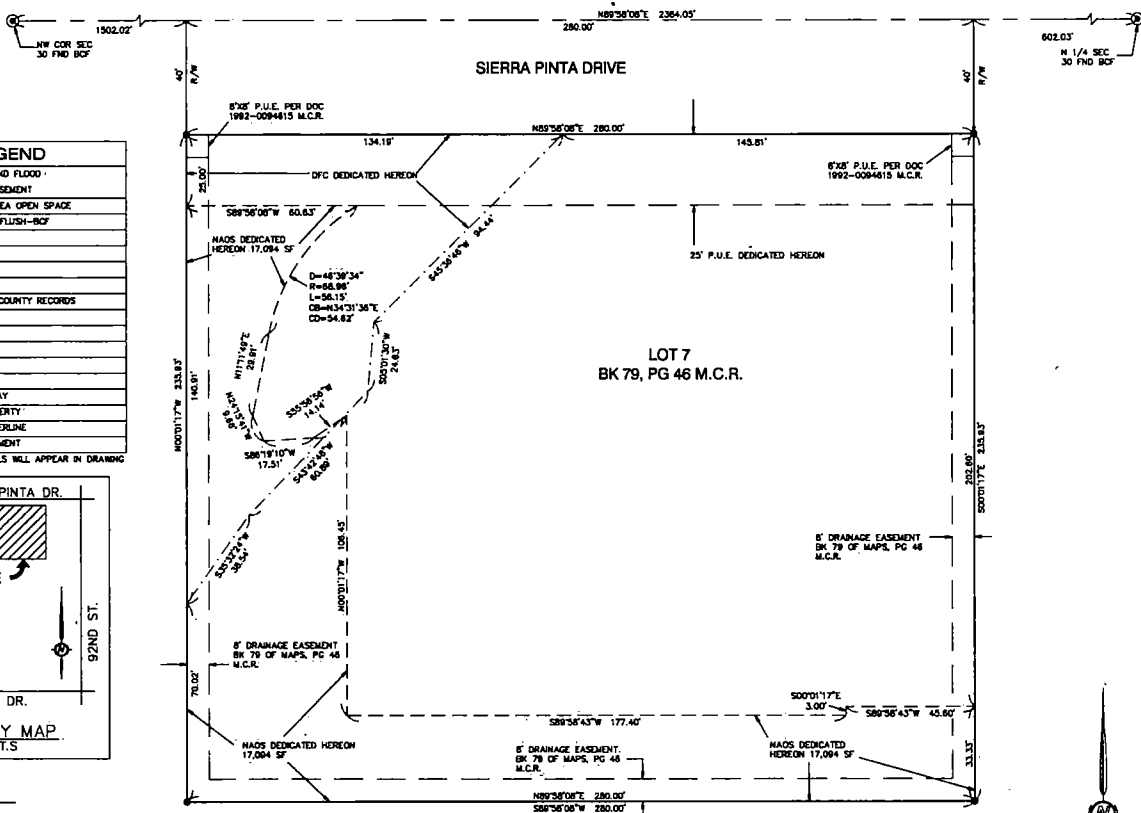


9021 E. SIERRA PUNTA DR.
SCOTTSDALE, AZ 85258

APN NUMBER
717-12-016

717-12-01A

NAOS REQUIRED	17.092	S.F.
NAOS PROVIDED	17.094	S.F.



THIS MAP HAS BEEN REVIEWED FOR COMPLIANCE WITH THE CITY OF SCOTTSDALE'S DESIGN STANDARDS AND POLICY MANUAL SPECIFICATIONS.

BY: _____ DATE: _____

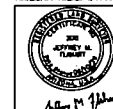
CHIEF/DEVELOPMENT OFFICER

THIS MAP HAS BEEN REVIEWED FOR COMPLIANCE WITH THE DEVELOPMENT STANDARDS OF THE CITY OF SCOTTSDALE'S DEVELOPMENT REVIEW BOARD (DRB) CASE NO. N/A _____, AND ZONING CASE(S) NO. N/A _____ AND ALL CASE RELATED STIPULATIONS.

87. _____ DATE _____

THIS IS TO CERTIFY THAT THE SURVEY INFORMATION
SHOWN HEREON WAS EXECUTED UNDER MY DIRECTION

JEFFREY M. FLAMART
ARIZONA R.L.S. 34711



Fishart Brothers Companies, Inc.
1747 N. Acacia
Mesa, Arizona 85213
(602) 378-8630

DATE:	DATE:	CHECKED:	SHEET:
1-25	1-25-82	1-25	1-25-82

DATE:	DATE:	CHECKED:	SHEET:
1-25	1-25-82	1-25	1-25-82

POSTCARD DATE: JULY 2, 2025

NEW PROJECT PROPOSED



Site Location:

9021 E Sierra Pinta Drive

*Abandonment of Right-of-way

Request by owner for the City of Scottsdale to abandon a twenty-five (25) foot roadway easement across the north side of the residential property located at 9021 E Sierra Pinta Drive with existing Single-family Residential Environmentally Sensitive Lands Overlay (R1-35 ESL) zoning,

Applicant Contact: Treg Day, 602-377-9060

City Contact: Jason Katz, 480-312-2542

Case Name:

Sierra Pinta Residence

Case Number:

4-AB-2025



For more information go to ScottsdaleAZ.gov, search "Active Cases" and use the interactive map to locate the project. To comment, email projectinput@scottsdaleaz.gov.

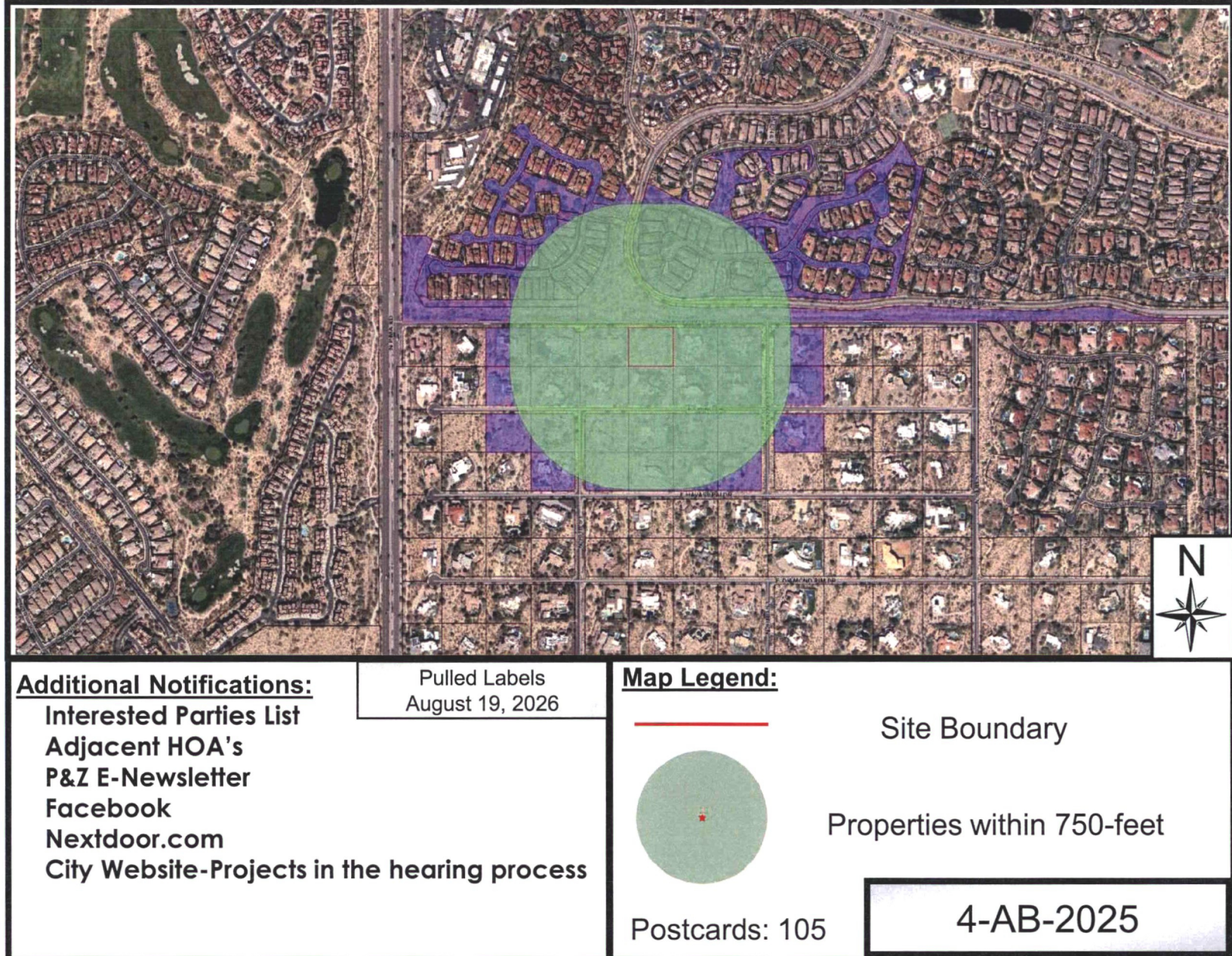
Scottsdale P & Z Link - An email bulletin to keep residents and merchants informed about upcoming projects.

Subscribe at http://scottsdaleaz.gov/emails/subscriptions

Attachment 6

City Notifications – Mailing List Selection Map

Sierra Pinta Residence





Approved 9/23/2026

**SCOTTSDALE PLANNING COMMISSION
KIVA-CITY HALL
3939 DRINKWATER BOULEVARD
SCOTTSDALE, ARIZONA**

WEDNESDAY, SEPTEMBER 9, 2026

***SUMMARIZED MEETING MINUTES ***

PRESENT: Joe Young, Chair
William Scarbrough, Vice Chair
George Ertel, Commissioner
Michal Ann Joyner, Commissioner
Doug Drake, Commissioner
Barney Gonzales, Commissioner
David Reid, Commissioner

ABSENT: None

STAFF: Tim Curtis
Joe Padilla
Becca Cox
Jeff Barnes
Chris Zimmer
Jason Katz
Jack Kelly
Jason McWilliams

CALL TO ORDER

Chair Young called the regular session of the Scottsdale Planning Commission to order at 5:00 p.m.

ROLL CALL

A formal roll call was conducted confirming members present as stated above.

MINUTES REVIEW AND APPROVAL

1. Approval of the August 12, 2026 [Regular Meeting Minutes](#).
Commissioner Reid made a motion to approve the August 12, 2026 Regular Meeting Minutes. Second by Commissioner Drake, the motion passed unanimously by a vote of seven (7) to zero (0).

* Note: These are summary action minutes only. A complete copy of the meeting audio is available on the Planning Commission page on [ScottsdaleAZ.gov](#), search "Planning Commission"

CONSENT AGENDA

2. [4-AB-2025 \(Sierra Pinta Residence Abandonment\)](#)

Request by owner for the City of Scottsdale to abandon a twenty-five (25) foot roadway easement along the northern boundary of the residential property located at 9021 E Sierra Pinta Drive with Single-family Residential Environmentally Sensitive Lands Overlay (R1-35 ESL) zoning. Owner to dedicate property interests, if required, to the City of Scottsdale. Staff contact person is Jason Katz, 480-312-2542. **Applicant contact person is Treg Day, 602-377-9060.**

3. [AB-0002-2026 \(60th St. Abandonment\)](#)

Request by applicant for the City of Scottsdale to abandon sixty-six feet of right-of-way along the N 60th Street alignment between E Quail Track Drive and E Pinnacle Vista Drive adjacent to the property located at 5932 E Quail Track Drive with existing Single-family Residential Environmentally Sensitive Lands Foothills Overlay (R1-43 ESL FO) zoning. Property owner to dedicate necessary Water and Sewer Facilities Easement with plat combining existing parcels and subject right-of-way. Staff contact person is Jason Katz, 480-312-2542. **Applicant contact person is Margaret Walker, 480-250-8022.**

4. [AB-0003-2026 \(Scottsdale and Dixileta GLO Abandonments\)](#)

Request by owner for re-approval of an expired abandonment approval of certain 33-foot General Land Office Patent (GLO) easement segments and the east 13-feet of the 33-foot (GLO) easement running along N. 71st Street, all within a +/-17.52-acre site, located at the northwest corner of N. Scottsdale Road and E. Dixileta Drive with Single-family Residential, Environmentally Sensitive Lands, Foothills Overlay zoning (R1-43 ESL FO). Owner to dedicate property interests to the City. Staff contact person is Jeff Barnes, 480-312-2376. **Applicant contact person is Jon Gitt, 480-207-2687.**

Items No. 2, 3 & 4; Vice Chair Scarbrough made a motion for recommendation of approval to City Council for cases 4-AB-2025, AB-0002-2026 and AB-0003-2026 after finding that the proposed abandonments are consistent and conform with the adopted General Plan, per the attached stipulations. Second by Commissioner Ertel, the motion passed unanimously by a vote of seven (7) to zero (0).

5. [UP-0005-2026 \(Select Education\)](#)

Request for a Conditional Use Permit for an educational service, elementary and secondary school, on a +/-5 -acre site with Single-Family Residential (R1-190 ESL) zoning located at 9201 E. Happy Valley Road. Staff contact person is Chris Zimmer, 480-312-2347. **Applicant contact person is Joseph Martinka, 480-516-2868.**

Item No. 5; Moved to Regular Agenda. Commissioner Ertel made a motion for recommendation of approval to City Council for case UP-0005-2026 after finding that the CUP criteria have been met and that the proposed Conditional Use Permit is consistent and conforms with the adopted General Plan, per the attached stipulations. Second by Commissioner Drake, the motion passed unanimously by a vote of seven (7) to zero (0).

* Note: These are summary action minutes only. A complete copy of the meeting audio is available on the Planning Commission page on ScottsdaleAZ.gov, search "Planning Commission"

ADJOURNMENT

With no further business to discuss, the regular session of the Planning Commission adjourned at 5:21 p.m.